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Evergrande Property Services Group Limited

恒大物業集團有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 6666)

VOLUNTARY ANNOUNCEMENT

This announcement is made by Evergrande Property Services Group Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) on a voluntary basis.

Three subsidiaries of the Company, namely Jinbi Property Co., Ltd.* (金碧物業有限公司), Evergrande Hengkang Property Co., Ltd.* (恒大恒康物業有限公司) and Guangzhou Jinbi Huafu Property Co., Ltd.* (廣州市金碧華府物業有限公司), received notices from the tax authority that the Company failed to provide sufficient supporting materials for the recognition of bad debt losses and partial tax deductions by the aforesaid subsidiaries in respect of the enforced pledged deposits of RMB 13.4 billion in 2021, 2022 and 2023. As a result, there was a risk of underpayment of corporate income tax of approximately RMB 650 million for 2021 and 2022 and related late payment fees incurred, and the Company was required to rectify the tax filing.

The Company’s profit and loss statements for 2021 and 2022 had already fully reflected the tax payable. The current filing rectification will not result in retrospective adjustments to previous financial information and does not affect the net assets and profits for the relevant years.

By order of the Board
Evergrande Property Services Group Limited
Duan Shengli
Executive Director

Hong Kong, 26 January 2024

As at the date of this announcement, the Board comprises Mr. Duan Shengli, Mr. Han Chao and Mr. Hu Xu as executive Directors; Mr. Sang Quan and Mr. Lin Wuchang as non-executive Directors; and Mr. Peng Liaoyuan, Ms. Wen Yanhong and Mr. Dong Xinyi as independent non-executive Directors.

* *For identification purposes only*